

72-382

SUBSTITUTE ORDINANCE
NO. 1275

AN ORDINANCE amending King County Zoning Code Resolution No. 25789, as amended, by amending the Zoning Map thereof adopting a Final Planned Unit Development on certain property thereon at the request of Powell Homes Inc.

Department of Planning File No. P-69-23A

BE IT ORDAINED BY THE COUNCIL OF KING COUNTY

SECTION 1. Powell Homes Inc. petitioned on December 20, 1970

that the planned unit development be adopted on property described in Section 3 below, and this application was assigned Department of Planning File No. P-69-23A.

SECTION 2. The Department of Planning has transmitted to the King County Council a copy of the Department's findings and action recommending that the Zoning Map be amended and for the reasons stated therein.

SECTION 3. The legal description of the property designated is attached as Appendix A and is hereby made a part of this ordinance. The above described property is shown on the attached map, designated as Appendix B and is hereby made a part of this ordinance. The final planned unit development plot plan is designated Appendix C and is hereby made a part of this ordinance.

SECTION 4. The King County Council does hereby amend King County Zoning Code Resolution No. 25789, as amended, by adopting the planned unit development for that property described and shown in Section 3, Appendices A, B, and C above, and directs that Area Map E 20-22-4 be modified to so designate.

1275

1 designate.
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8 INTRODUCED AND READ for the first time this ____ day
9 of _____, 1972.

10 PASSED at a regular meeting of the King County Council
11 this 19th day of June, 1972.

12 KING COUNTY COUNCIL
13 KING COUNTY, WASHINGTON

14 TRACY J. OWEN
15 Chairman

16 ATTEST:

17 LEE KRAFT

18 Administrator-Clerk of the Council

DEEMED ENACTED WITHOUT
COUNTY EXECUTIVE'S SIGNATURE.

19 APPROVED this ____ day of DATED: June 29th 1972

20 _____
21 King County Executive
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LEGAL DESCRIPTION:

This plat of Huntington Park West No. 3 is a replat of those portions of Blocks 19, 20, 23 and 24 in the plat of First Railroad Addition to Des Moines, recorded in Volume 4 of Plats on page 90 in records of King County, Washington. Together with vacated adjoining streets and alleys, more particularly described as follows:

Beginning at the southeast corner of Tract "L" in the plat of Huntington Park West No. 1, as recorded in Volume 92 of Plats on pages 17, 18, 19 and 20 records of said county; thence N $0^{\circ}08'17''$ E along the easterly boundary of said Tract "L" 387.27 feet to the northeast corner of said Tract; thence S $89^{\circ}43'55''$ E 7.51 feet; thence N $0^{\circ}08'17''$ E 177.72 feet; thence S $89^{\circ}43'55''$ E 275.29 feet; thence S $0^{\circ}08'17''$ W 457.92 feet to intersect the arc of a curve at a point from which the center lies N $36^{\circ}40'17''$ W and 30.76 feet distant; thence westerly along said curve to the right through a central angle of $49^{\circ}38'43''$ an arc distance of 26.65 feet to a point of reverse curvature and an intersection with the northerly margin of South 248th Street in the said plat of Huntington Park West No. 1 on the arc of a curve at a point from which the center lies S $12^{\circ}58'36''$ W and 60.00 feet distant; thence westerly along said street margin and said curve to the left through a central angle of $64^{\circ}29'16''$ an arc distance of 67.53 feet to a Point of Tangency; thence continuing along said street margin S $38^{\circ}29'20''$ W 32.18 feet to the beginning of a curve to the right with a radius of 141.87 feet; thence westerly along said curve through a central angle of $45^{\circ}35'33''$ an arc distance of 112.89 feet to a point of compound curvature and the beginning of a curve to the right with a radius of 465.00 feet; thence westerly along said curve through a central angle of $9^{\circ}58'52''$ an arc distance of 81.00 feet to the Point of Beginning:

And also that portion of Blocks 30, 37 and the adjoining vacated streets and alleys in the said plat of First Railroad Addition to Des Moines described as follows:

Beginning at the southwest corner of Tract "A" in the plat of Huntington Park West No. 2, as recorded in Volume 92 of Plats on pages 21, 22 and 23 records of said county; thence N $0^{\circ}08'17''$ E along the west line of said Tract "A" 349.61 feet to intersect the southerly margin of South 248th Street, presently 80.00 feet in width; thence N $89^{\circ}01'37''$ W along said southerly margin 275.07 feet; thence S $0^{\circ}08'17''$ W 402.99 feet to the northerly margin of South 249th Street; thence S $89^{\circ}43'55''$ E along said northerly margin 275.04 feet; thence N $0^{\circ}08'17''$ E 50.00 feet to the Point Of Beginning.

Applicant: Powell Homes, Inc.
Request: Final Planned Unit Development
(Huntington Park Division 3)

